

**SPECIAL MEETING OF THE  
BOARD OF DIRECTORS OF THE  
INDUSTRIAL DEVELOPMENT AUTHORITY  
OF THE CITY OF TUCSON, ARIZONA**

**Friday, December 4, 2009**

**10:00 a.m.**

at the Ward VI Council Office East Meeting Room  
3202 East First Street  
Tucson, Arizona 85716

**AGENDA**

**Open Meeting:** Members of the Board of Directors of The Industrial Development Authority of the City of Tucson, Arizona (the “**Authority**”) may attend either in person or by telephone conference call. Pursuant to **Arizona Revised Statutes Section 38-431.02**, notice is hereby given to the general public and to the members of the Authority’s Board of Directors that the Authority will hold a meeting open to the public to discuss, consider and take legal action on the following agenda items:

- I. Call to Order**.....M. Robinson
- II. Request for resolution** to approve the minutes of the Board of Director’s Special Meeting of **November 2, 2009**.....M. Robinson
- III. Discussion and request for resolution** granting approval for participation in the Housing Finance Agency New Issue Bond Program and the issuance of The Industrial Development Authority of the City of Tucson, Arizona Qualified Mortgage Revenue Bonds, Series **2009** in the principal amount not in excess of **\$25,000,000** and approving other documents and matters relating to the bonds.....C. Lotzar / S. Riffle
- IV. Discussion and request for resolution** authorizing all actions necessary to obtain a **2009** Carryforward Allocation of Private Activity Bonding Authority in the amount of **\$19,999,999** for the purpose of providing the allocation required for the issuance of qualified mortgage revenue bonds (“**MRBs**”) and/or the establishment of a qualified Mortgage Credit Certificate (“**MCC**”) Program to the extent permitted by **Arizona Revised Statutes Section 35-901** onward .....C. Lotzar
- V. Discussion, potential Executive Session, and request for resolution** regarding (a) the assembly of downtown real estate, including negotiations with the City of Tucson related to transfer of ownership of land and various actions related to the acquisition of real estate from the Arizona Department of Transportation (“**ADOT**”), (b) establishment of a loan fund that would provide financing to qualified applicants upon terms acceptable to the Authority related to acquisition, renovation, or development of downtown real estate, (c) collaboration between the Authority and other community stakeholders to establish a loan fund that would provide financing to qualified applicants upon terms acceptable to the Authority related to acquisition, renovation, or development of downtown real estate, and (d) exploring opportunities with other stakeholders related to potential financing mechanisms or sources of funds related to

acquisition, renovation, or development of downtown real estate. **Pursuant to Arizona Revised Statutes Section 38-431.03(A)(3, (4) and/or (7, the Authority may vote to recess and meet in Executive Session for the purpose of (i) discussion or consultation for legal advice with the Authority’s legal counsel in connection with this item, (ii) discussion or consultation with and to provide direction to the Authority’s legal counsel in connection with this item, and (iii) discussions or consultations with members of the Board of Directors, its staff and legal counsel to consider its position and instruct them regarding negotiations for the purchase, sale or lease of real property, specifically the real property involved in connection with this item. Any action taken by the Authority regarding this matter will be taken in open meeting session (either at this meeting or at a later date) after the adjournment of the Executive Session.....G. Molenda**

- V. Call to the Public:** This is the time for the public to comment. Members of the Authority’s Board of Directors may not discuss items that are not specifically identified on the Agenda. Therefore, pursuant to **Arizona Revised Statutes Section 38-431.01(G)**, action taken as a result of public comment will be limited to directing staff to study the matter, responding to any criticism or scheduling the matter for further consideration and decision at a later date .....M. Robinson

**VI. Adjourn**

Dated: **November 30, 2009**

**Announcements:** Announcement of future meeting dates and other information concerning the Authority.

**Call to the Public:** Please limit comments to **3 minutes**. Public comments will be at the discretion of the President. Persons wishing to address the Authority’s Board are to request permission in advance and complete a “**Request to Address the Board**” card.

**Further Information:** For further information, please contact the Authority’s Advisor, Gary Molenda, Business Development Finance Corporation, 335 N. Wilmot Road, Suite 420, Tucson, Arizona 85711, Telephone: **(520) 623-3377, ext. 122.**

**Mailing:** This Notice and Agenda of the Regular Meeting was faxed to the Authority’s standard agenda mailing list.

**Posting:** A copy of this Notice and Agenda of the Regular Meeting has been posted on the bulletin board of the Clerk of the City of Tucson, 1st Floor, 255 West Alameda, Tucson, Arizona 85701